

United States Department of the Interior
National Park Service

National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in *How to Complete the National Register of Historic Places Registration Form* (National Register Bulletin 16A) Complete each item by marking "x" in the appropriate box or by entering the information requested. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-9000a). Use a typewriter, word processor, or computer, to complete all items.

1. Name of Property

Historic name Wheatland Farm Historic District
Other name/site number 041-0880-0007

2. Location

Street & number 2291 2100 Avenue ☐ not for publication
City or town Chapman ☒ vicinity
State Kansas Code KS County Dickinson Code 041 Zip code 67431

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this ☒ nomination
☐ request for determination of eligibility meets the documentation standards for registering properties in the National Register of
Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property
☒ meets ☐ does not meet the National Register criteria. I recommend that this property be considered significant
☐ nationally ☐ statewide ☒ locally. (☐ See continuation sheet for additional comments.)

Richard Penkatz DSHPO December 11, 2003
Signature of certifying official/Title Date
Kansas State Historical Society

State or Federal agency and bureau

In my opinion, the property ☐ meets ☐ does not meet the National Register criteria. (☐ See continuation sheet for additional
Comments.)

Signature of commenting official /Title Date

State or Federal agency and bureau

4. National Park Service Certification

I hereby certify that the property is

Signature of the Keeper

Date of Action

- ☐ entered in the National Register. See continuation sheet.
☐ determined eligible for the National Register See continuation sheet.
☐ determined not eligible for the National Register
☐ removed from the National Register
☐ other, (explain:)

Wheatland Farm Historic District
Name of property

Dickinson County, KS
County and State

5. Classification

Ownership of Property
(Check as many boxes as apply)

- ☒ private
☐ public-local
☐ public-State
☐ public-Federal

Category of Property
(Check only one box)

- ☐ building(s)
☒ district
☐ site
☐ structure
☐ object

Number of Resources within Property
(Do not include previously listed resources in the count.)

Contributing	Noncontributing	
7	3	buildings
		sites
2	1	structures
		objects
9	4	total

Name of related multiple property listing
(Enter "N/A" if property is not part of a multiple property listing.)
N/A

Number of contributing resources previously listed in the National Register
0

6. Function or Use

Historic Functions
(Enter Categories from instructions)

Domestic: single-dwelling

Agriculture/ Subsistence: animal facility, agricultural outbuilding

Current Functions
(Enter categories from instructions)

Domestic: single-dwelling

Agriculture/ Subsistence: animal facility, agricultural outbuilding

7. Description

Architectural Classification
(Enter categories from instructions)

Late Victorian

Other: functional

Materials
(Enter categories from instructions)

foundation Stone: limestone

walls Stone: limestone; Wood: weatherboard, shingle

roof Asphalt, Metal: aluminum

other

Narrative Description

(Describe the historic and current condition of the property on one or more continuation sheets.)

Name of Property Wheatland Farm Historic
District

County and State Dickinson County, KS

8. Statement of Significance

Applicable National Register Criteria

(Mark "X" in one or more boxes for the criteria qualifying the property for National Register)

- ☒ **A** Property is associated with events that have made a significant contribution to the broad patterns of our history
- ☒ **B** Property is associated with the lives of persons significant in our past.
- ☐ **C** Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- ☐ **D** Property has yielded, or likely to yield, information important in prehistory or history.

Criteria Considerations

(Mark "x" in all the boxes that apply.)

Property is:

- ☐ **A** owned by a religious institution or used for religious purposes.
- ☐ **B** removed from its original location.
- ☐ **C** a birthplace or grave.
- ☐ **D** a cemetery.
- ☐ **E** a reconstructed building, object, or structure.
- ☐ **F** a commemorative property.
- ☐ **G** less than 50 years of age or achieved significance within the past 50 years

Narrative Statement of Significance

(Explain the significance of the property on one or more continuation sheets.)

Areas of Significance

(Enter categories from instructions)

Agriculture

Period of Significance

1902- 1952

Significant Dates

1902- 1952

Significant Person

(Complete if Criterion B is marked above)

William H. Hollinger; James B. Hollinger

Cultural Affiliation

N/A

Architect/Builder

William H. Hollinger

9. Major Bibliographical References

Bibliography

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

Previous documentation on file (NPS): Primary location of additional data:

- ☐ preliminary determination of individual listing (36 CFR 67) has been requested
- ☐ Previously listed in the National Register
- ☐ previously determined eligible by the National Register
- ☐ designated a National Historic Landmark
- ☐ recorded by Historic American Buildings Survey # _____
- ☐ recorded by Historic American Engineering Record # _____

- ☒ State Historic Preservation Office
- ☐ Other State agency
- ☐ Federal agency
- ☐ Local government
- ☐ University
- ☐ Other

Name of repository:

Name of Property Wheatland Farm Historic DistrictCounty and State Dickinson County, KS**10. Geographical Data**Acreage of Property 10 acres**UTM References**

(Place additional UTM references on a continuation sheet.)

1	1	4	6	7	6	3	8	0	4	3	0	7	6	6	0	3	1	4	6	7	6	6	0	0	4	3	0	7	8	0	0																										
Zone	Easting				Northing												Zone	Easting				Northing																																			
2	1	4	6	7	6	4	0	0	4	3	0	7	6	4	0	4	1	4	6	7	6	6	2	0	4	3	0	7	4	6	0																										
	Zone				Easting												Northing													Zone				Easting												Northing											

☐ See continuation sheet**Verbal Boundary Description**

(Describe the boundaries of the property on a continuation sheet.)

Boundary Justification

(Explain why the boundaries were selected on a continuation sheet.)

11. Form Prepared ByName/title Wilma Calovich

Organization _____

Date February 2003Street & number 2291 2100 Avenue

Telephone _____

City or town ChapmanState KSZip code 67431**Additional Documentation**

Submit the following items with the completed form:

Continuation Sheets**Maps**

A USGS map (7.5 or 15 minute series) indicating the property's location.

A Sketch map for historic districts and properties having large acreage or numerous resources.

Photographs

Representative black and white photographs of the property.

Additional items

(Check with SHPO or FPO for any additional items)

Property Ownername Wilma Calovichstreet & number 2291 2100 Avenue

telephone _____

city or town Chapmanstate KSzip code 67431

Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 et seq.).

Estimated Burden Statement: Public reporting burden for this form is estimated to average 18.1 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Projects (1024-0018), Washington, DC 20503

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The Wheatland Farm Historic District (c. 1902-1952) is located in northeastern Dickinson County, Kansas, approximately 5 ½ miles southeast of Chapman. The ten-acre district is located on the SE 4, SE 4, SE 4, S. 22, T. 13, R. 4 in Rinehart Township.

The resources included in the district are the house (c. 1902), tank house (c. 1902), chicken house (c. 1902), silo (c. 1905), two loafing sheds (c.1905), two pole barns (c. 1950), barn (c. 1950), block shop/garage (c. 1960), concrete fence posts (c. 1960), and two Morton buildings (c. 1982). The nomination includes a ten-acre tract of land that is part of the original Wheatland Farm.

The house stands a couple hundred yards north of the gravel road and maintains a southern façade orientation. The chicken house stands northwest of the house and the other buildings and structures stand to the northeast of the house. A gravel driveway enters the property to the east of the house and proceeds north to one of the Morton buildings. The drive also forks to the east in front of the block barn, heads east towards the stone barn and then south, back to the road again. There is a row of cedar trees now in front of this circular drive. A fence of 5-foot tall concrete posts and wire mesh define the eastern and southern borders of the district. In addition, county roads run along the eastern and southern perimeters of the district.

INVENTORY

1. House (c. 1902) Contributing

Exterior: This home is a 2 ½-story native limestone farmhouse built by T. H. McFerrin, W.P. and W. F. Ferril. The native limestone was quarried four miles north of the house. The building maintains a high degree of architectural and structural integrity.

The most dominant architectural style, Queen Anne, is seen in form and massing, the irregular and asymmetrical plan, and steep hip roof with lower cross gables. The original roof was probably of wood shingles painted or stained a dark green. Today the roof is covered with asphalt shingles.

The exterior details include: scalloped shingle gables (probably originally finished to match the roof) stock gable fretwork, a square gable window bordered by blocks of colored glass, and a two-story bay window.

The rough-faced squared limestone blocks are laid in regular courses. Heavy rectilinear window and door lintels and slightly projecting belt courses are employed in the building's structure. The horizontal emphasis of these belt courses serves to visually widen the house and reduce its apparent height. This effect is most visible on the north and west sides.

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The third and fourth exterior architectural influences are more subtle but still highly visible and influential. An Italianate style cornice, characterized by the use of paired drop-finial brackets, separates the roof from the walls.

Below, on the first story, the porches utilize tall tussle columns, a popular element of the Colonial Revival style. The columns and floor of the south porch are intact; the east porch floor has been replaced with a concrete slab. The columns of the porch have been shortened and now rest on short piers constructed of layered flagstone. A third, and originally matching porch on the east side, has been enclosed with wood siding, possibly in the 1940s.

Windows throughout are typically of the 1/1, double-hung variety; two, single pane windows originally had etched glass transom sashes above them, one of them still intact. The use of single-paned sash was still relatively new at the turn of the century and considered more modern (and more expensive) than sash with multiple panes. The north and west sides the house are less ornamented, but retain the same caliber of construction found on the more public elevations.

An exterior cellar stair descends from grade along the west side, and the north side retains a link to the property's past. A former doorway (presently in filled with wood) on the north side is surrounded by a darkened ghost indicating the size and shape of a previously attached structure, presumably a short hall of passage (often called a hyphen), is believed to have been a link to a previously existing wooden house. Some evidence for this may exist in the form of a decoratively carved stone lintel, with the date 1885 carved in Roman numerals, presently ornamenting the yard. The ghost's darkened stone suggests the hyphen may have served as or been connected to a smoky summer kitchen or a fire that required the wood section to be removed.

There are photographs of the house situated directly to the north of the stone house. This is apparently the house that the Hollingers lived in before the stone house was built, proofed by photographs found. The wood frame house that was attached to the stone house by a breezeway, had a large open-hearth fireplace and open staircase. A smokehouse and/or icehouse were attached to the north.

Originally, the gable ends of the house were painted a light shade, possibly green, judging from the old photographs. The columns as well as the window jambs and gingerbread trim were also white. The base of the columns was two colors, with the ring being darker. By 1933 the gables were painted much darker color while the columns, window jambs, and gingerbread rim remained white. The roof has its original metal trim all along the ridge.

There is black iron fence surrounding most of the yard with the name "Up to Date, Terra Haute, Indiana" on the gate. Each post is topped with a star atop a crescent moon.

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Running water was a feature of the house from the time of its construction, or shortly thereafter. Water was supplied from the well, north of the house. A windmill was used to pump water to a large reservoir, (8 feet tall and 4 feet in diameter, with a concrete base) on the third floor of the house. Gravity then carried the water to the bathrooms and kitchen of the house. An upstairs bathroom was part of the original house. Another smaller reservoir, 5 feet tall and 4 feet in diameter was used to hold rainwater.

Interior: On the first floor's interior, and eclectic design consciousness is again apparent; the emphasis this time, however, is on the Colonial Revival style. The style is manifested primarily in the abundant oak woodwork, which is characteristic of turn-of-the-century millworks. Most unique are the doors in public rooms, which have seven panels: two vertical panels below, three horizontal panels to center, and two square panels above. These doors have transoms and are framed by flush-faced casings atop plinth blocks. A simple entablature above the transom is defined with stock moldings.

A cased opening between the parlor and living room is arched and lined with a pair of stock ionic pilasters. The underside of the arch is paneled and there is evidence of a curtain rod, probably displaying draperies used to separate the two rooms.

In the parlor, a corner oak fireplace is outfitted with a stock colonial revival mirrored mantelpiece sporting ionic columns and a glazed ceramic tile surround. A similar mantelpiece is in the dining room, it features four columns with carved cushion capitals.

Joining the dining room and the living room is a grand cased opening housing two 10 paneled, pocket doors: four vertical panels below, three horizontal panels to the center, and three vertical panels above. Each massive door stands ten feet tall.

The kitchen, with its hardwood floor restored, retains original but painted woodwork. A pantry here once connected to a closet in the adjacent study. The study may have been intended as a servant's room thus explaining the former connection between the two rooms. Evidence of a previously used dumbwaiter, which is now enclosed for storage, remains in the kitchen and in the basement.

The stair to the 2nd floor is semi-enclosed and opens to a small central hall. From this point and on up, the woodwork is pine. On the landing (illuminated by a north-facing window), a Colonial Revival balustrade with a square newel post leads to the 2nd floor hall. Perhaps the most unusual feature of this floor is the ceiling height - about 11 ½ feet - roughly equivalent to that of the first floor. This is one of many indications of superior construction; in most two-story houses of the era, the 2nd floor ceiling height was one or two feet less than the first floor's. The woodwork on this floor differs from that of the first in style as well as species. An exception is found in the stock fireplace mantelpiece in one bedroom. It is similar to the two on the first floor but is made of tiger oak

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and has an oval mirror. The five, 2nd floor bedrooms are spacious and have generous closet space for the era.

The stair to the finished attic is fully enclosed and directly above the main stair. Originally home to two large water tanks, one for rain water and one for well water, the attic was also probably intended as living space, as evidence by plastered wall and ceilings and continuous pine flooring. Divided into two rooms, this space retains a rare feeling of timelessness due to its relatively unaltered condition and surprising lack of wear. A stained glass single sash window pierces the east wall on the gable end, a stained glass single sash window also pierced the south gable end, and a third, double hung window, pierces the west gable end in the smaller room.

There is also a basement under the house, which is divided into three rooms, with ceilings that are 8 feet tall and a crawl space with a cistern under the kitchen. The rooms' walls are also native limestone and the floors are mostly dirt, although there is some concrete. The north room has 1, three-light window, the south room has 2, three-light windows, and the west room has 4 three-light windows.

Originally, the house was heated with coal with the furnace in the west room of the basement as evidenced by the south portion of the room being sectioned off with boards where the coal remained until a few years ago.

The light fixtures in the main house are original since the change from gas to electricity. The bath upstairs had a metal bathtub with wooden sides, and a marble sink both now gone. Gas light fixtures were originally used to light the home. Pipes still exist on the third floor. The floors downstairs in every room except the kitchen, were redone in oak parquet in 1952.

2. Tankhouse (c. 1902) Contributing

The tankhouse is located to the northeast of the main house. It is a square 2-story structure, approximately 21 feet tall, 8x8 square with a southern façade and a concrete hipped roof. The first floor exterior is native rock faced limestone. The only window is a four-light window, which pierces the center of the north wall. The entrance, comprised of a four-panel door, is on the south side, just a little off center to the left. The interior has a concrete floor and the walls are exposed stone. A limestone water trough, which is deeper on the left side than on the right, runs the whole width of the north wall. Pipes hang from the ceiling above the trough signaling that the water from the reservoir above could have been used for washing. There are also water pipes with a faucet on the right side of the trough, which lead from the well directly to the east of the washhouse. Water pumped from this well to the main house by windmill power, was directed to the holding tank on the third floor, enabling the family to have running water by means of gravity flow.

The second floor exterior is of stamped concrete (the pattern seems to be the same as the tin on the southern façade of the chicken house). The second story's interior is a large open reservoir with only a small opening in the roof

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for entry. Metal bars imbedded in the stone on the southern façade, form a ladder, which can be used for entry to the reservoir.

A concrete water trough, made of blocks stamped with the same pattern as the adjoining reservoir, is west of the washhouse. It is approximately 12x6 and originally had a hinged, pitched roof, probably metal, as evidenced by the hardware still in place. This might have held water for the cattle. The well is directly east of the washhouse. This structure maintains a high degree of architectural and structural integrity. Tankhouses are rare in eastern and central Kansas, they were more widely used in the western part of the state.

3. Chicken House (c. 1902) Contributing

The Chicken house is northwest of the main house. It is made of concrete and measures 12 x 36. It has a southern façade and a Halifax roofline. The tin on the southern exposure looks like it was used as the mold of the 2nd floor pattern of the tank house.

The chicken house is divided into two rooms, the east end is 1/3 the size of the west end with the single entry on the east side. There is one small square window on the north end of the east room and one large 3-sash window piercing the south wall.

The entry to the larger west room is off center next to the north wall. This larger west room has 3 small windows piercing the north side and 2 large 3-sash windows piercing the south wall. Just below the ceiling there is a layer of hay supported by chicken wire to act as insulation.

The chicken house has a tin roof and has three small cupolas that line the peak. These cupolas are made of stamped tin, the same as on the southern exposure of the roofline, with a crescent moon cut out on 2 sides and a star cut out of on the other 2 sides. This star and moon mimic the design on the posts of the iron fence that surround the yard of the main house. The building maintains a high degree of architectural and structural integrity

4. Silo (c. 1905) Contributing

A circular, concrete block silo stands to the east of the small shed. The silo has a concrete foundation and no roof now. The exterior cover that once safeguarded one while climbing the silo is now gone. It was used for holding feed for the Angus herd of the Wheatland Farm. This structure maintains a moderate degree of structural and architectural integrity.

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5. Loafing Shed 1 (c. 1905) Contributing

A one story, limestone shed is located just northeast of the well and washhouse. It is a three-walled shed, measuring 20 x 70. The walls are of rough faced native limestone laid in regular courses with an open southern façade and 6 concrete pilasters supporting the hipped metal roof. A doorway pierces the western façade of this shed that is used for cattle. The building maintains a high degree of architectural and structural integrity.

6. Loafing Shed 2 (c. 1905) Contributing

A one-story, limestone shed is located to the northeast of the main house, north of the well and washhouse. It is a three-walled structure, measuring 20 x 70, has a southern façade with eight concrete pilasters supporting the gabled metal roof. On each side of the eight pilasters is a limestone-supporting wall with a small square window. The walls are rough faced limestone laid in regular courses, a small square window on the gable ends of the structure. The structure maintains a high degree of architectural and structural integrity.

7. Pole barn 1 (c. 1950) Contributing

A timber-supported structure sheathed with wooden planks and roofed with corrugated metal.

8. Pole barn 2 (c. 1950) Contributing

A timber-supported structure sheathed with wooden planks and roofed with corrugated metal.

9. Barn (c. 1950) Contributing

The 1 ½ story limestone rectangular barn is located to the east of the main house. The building has a southern façade orientation. It has an arched or gothic roof with asphalt shingles, which were originally wood and there are 4 original lightning rods still attached to the roof. The walls are rough limestone laid on regular courses. There is an attached crib on the east side of the barn, also of rough limestone, laid on regular courses, with a low curved roof.

Two large eave entries pierce the southern façade, divided by an 8 foot limestone wall with one 2 light window. There must have been doors of some type in these entries originally, as evidenced by the hardware still in place on the wood frames of these entries. There are small, rectangular, metal-framed window with 2 lights on each side of the entries. They are hinged on the bottom and open inward from the top. Metal rods, vertically imbedded into the stone and spaced approximately 6" apart, protect the glass of most of the windows from intruding animals. Each window has a plain limestone lintel. The entrance to the barn, which is on the left side of the west wall of the barn, is through a Dutch door. A two-light rectangular window pierces the center of the west wall. On the north side of

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the barn there are 7 hinged, two-light windows. A Dutch door and a similar window pierce the southern façade of the attached crib with a two-light window piercing the east side. A single entry doorway joins the crib to the barn through the middle of the east wall.

The exterior walls of the hayloft on the gable ends are vertical clad siding. The eaves are exposed purlins. A four light window pierces the eastern wall under the gothic roof. There is a hinged, horizontal plain door on the western façade for loading hay and 2, square, 4-light windows above the door.

A horizontal plank and vertical post pen defines the eastern most section of the ground floor which is all dirt. The rest of the area is open except for hedge posts supporting the ceiling. These posts hold hardware evidencing that once there were gates and boards dividing this area into four rectangular sections, which ran north/south and were used for housing the prized bulls of the Hollinger farm. The second floor interior is a large hayloft with 12" wide planks forming the floor. The rafters are visible 1 x 3 strips of wood, glued together to form the gothic style roof. The building maintains a high degree of architectural and structural integrity.

10. Blockhouse/Shop (c. 1960) Non-contributing feature that will become contributing in 2010

The building is directly east of the main house. The exterior is made of concrete blocks that sit on end and it has a medium gabled roof. It has a southern façade. The barn is 54x78 and is divided into four large rooms, one room taking up the whole east half. The ceiling in this area is at the roofline. A large opening pierces the center of the south facade, big enough for machinery to enter. To the east of the large opening is a small sliding, horizontal plain-faced door. There are also two other horizontal plain-faced doors; one on the east side and one on the north side. This room has 2, two light windows piercing the north wall and 2, two light windows piercing the north wall. The other half is divided into three rooms making up a shop/garage; a large garage door and a single entry door are the exterior south openings to this area. One 2 light window pierces the north wall; a large doorway big enough to drive through connects these first two rooms. Between the shop and the small garage is an interior single entry door. A smaller garage is directly to the south of the shop area with a garage door opening there on the west wall. Directly south of the smaller garage is the storage area with two single entry doors on the exterior west side of the building and a two light window piercing the south wall. The shop has an 11-foot ceiling. The small garage and storage area both have 9-foot ceilings. The entire building has a concrete floor. The building maintains a high degree of architectural and structural integrity.

11. Fence posts (c. 1960) Non-contributing feature that will become contributing in 2010

A fence of 5-foot tall concrete posts and wire mesh define the eastern and southern borders of the district.

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12. Morton Building (c. 1982) Non-contributing

This building/machinery sheds is north of the main house where a wood frame shed, a blacksmith shop once stood. It measures 48x75 and has a southern facade with doors on the south and east side.

13. Morton Building (c. 1982) Non-contributing

This building is 75x70 with a 16ft. lean. It also has a door on the south side and one on the west, and stands where the stone barn used to be.

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The Wheatland Farm Historic District (c. 1902-1952) is being nominated to the National Register under criterion A for its historical association with agriculture in the 19th and 20th centuries; and under criterion B for its historical association with Dickinson County farmer/stockmen William H. Hollinger (1855-1948) and his son James B. Hollinger (1895-1982).

William Hollinger is credited with inventing and patenting a lister grain drill and introducing registered Angus cattle to Kansas. The lister grain drill technology reduced planting time and is the basis for the grain drills still in use today. James Hollinger is credited as the founder of Better Livestock Days and with advancements in the raising Angus cattle.

The resources included in the district are the house (c. 1902), tank house (c. 1902), chicken house (c. 1902), silo (c. 1905), two loafing sheds (c.1905), two pole barns (c. 1950), barn (c. 1950), block shop/garage (c. 1960), concrete fence posts (c. 1960), and two Morton buildings (c. 1982). The nomination includes a ten-acre tract of land that is part of the original Wheatland Farm.

WILLIAM H. HOLLINGER (1855-1948) - LISTER GRAIN DRILL

William H. Hollinger (1855-1948), the eldest son of Joseph and Anna, was 18 years old when he came to Kansas. In 1872, William emigrated with his family from Franklin County, Pennsylvania to Rinehart Township, Dickinson County, Kansas. William's father, Joseph Hollinger (1830- 1900), became one of the largest landowners in Dickinson County and played a prominent role in local and political affairs.

William married Lydia A. Gillette of Woodbine, Kansas in 1881. She was a daughter of James A. and Margaret Ann Gillette. William and Lydia had five children: Joseph Allen, Ethel, Margaret Ann, William R., and James B. Hollinger.

The couple purchased the south half of Section 22 in Rinehart Township for \$6500 from Joseph Hollinger in 1887. The elder Hollinger had purchased this property from Amos and Libbie Rinehart in 1880, excepting three acres held out for a cemetery and school. The property contained a wood frame house, granary, stable (all non-extant) and cistern. It is likely that William and Lydia set up housekeeping on the property in 1881 and purchased the land outright six years later. Section 22 stands directly north of Section 27, the property that Joseph Hollinger purchased in 1872. The elder Hollinger's three-story, brick Italianate house still stands on the land, one quarter of mile west of the Wheatland Farm Historic District.

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William made many improvements to the farm including a massive barn (non-extant), which he made plans for and built in 1891, doing much of the carpentry work himself. The main building was 72x57 and could house 60 head of horses in the basement. He subsequently purchased the north half of Section 22.

In 1887, William Hollinger received patents on a lister grain drill, which was manufactured by the Moline Plow Co. This machine was designed to open a furrow in the ground and drop the seeds into the furrow at any desired spacing. This method of planting is called lister planting. Many patents were filed by various individuals for the drills using the lister planting technology, the first patent was filed in 1870. Hollinger's drill was designed to plant corn. Hollinger placed 137 machines on the market in 1887 and in 1892, Moline Plow Co. manufactured two hundred more drills for Hollinger. (Chapman Brothers, p. 564)

Douglas Hurt describes the lister planting technology in his 1982 book American Farm Tools: From Hand-Power to Steam-Power.

The lister planter is a double moldboard plow which split the furrow and turned the slice both ways. A seed canister was attached behind the moldboard. On the walking listers, a sprocket wheel, attached behind the moldboard, rotated on the ground and tripped the seeding mechanism. Small cultivator blades or disks covered the seed. On the riding lister models, the seed mechanism was connected to the drive chain attached to a sprocket on the axle. The deep furrow which the moldboard left helped retain moisture and protect the young plants from the hot, dry winds. Lister-planted corn was also easy to cultivate because of the wide space between the furrows which could be tilled with horse-drawn implements. In the corn region of the Midwest, however, plowing and planting were completed separately until the gasoline tractor provided the extra draft power needed to pull a combination of implement through the heavy, sticky, soils. (Hurt, pp. 33- 34)

William Hollinger retained T.H. McFerrin and W.M. Ferril to build his native limestone, two-and-a-half story house in December 1901. The impressive Queen Anne residence replaced the frame house that the family had lived in since 1881. The January 1, 1903 issue of the Chapman Advertiser stated that the house had been finished. (Chapman Advertiser, December 20, 1901 and January 2, 1903)

Hollinger served as the first appointed postmaster for the Rinehart community. He distributed the mail from his home from 1896 until 1902. The post office moved to the general store after Hollinger's new home was constructed and in 1904 rural delivery began bringing the mail to the patrons from Chapman.

In 1905, William Hollinger purchased 13 head of cattle in Chicago from the Thomas Mattison herd of South Charleston, Ohio and became a member of the Angus Association. This marked the beginning of Wheatland Farm's association with Angus cattle. The first registered Angus bred at Wheatland Farm was Queen Rhinehart

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2nd. Her sire was J.P. Success bred by J.P. Showalter of Donnellson, Iowa. The dam of Rhinehart 2nd was Queen Kerrara bred by Wallace Estill. A granddaughter of this cow produced a heifer calf in 1927 that her owner named Chimera. This was the start of one of the great Angus families, the Chimeras. Wheatland Farm was also noted for the Queen Dollys, Zaras, and Edwinas.

William Hollinger's wealth grew over the decades. As indicated by the Assessment Roll of 1909, he had 500 bushels of corn, valued at \$250. By 1912, he had 10 work horses, 1 one year old, and a two year old horse, 14 calves, 14 under two years, 37 heifers, 1 milking cow, 3 bulls, 8 hogs, 3 wagons, (\$60), 2 carriages (\$30), 1 car (\$300), 1 gold watch, 1 pianoforte (\$200), 800 bushels of wheat, 600 bushels of oats, 800 bushels of corn, 2 tons of hay, 37 poultry, 1 scale, \$10 individual interest in Mutual or cooperative Telephone Co. (1912 Assessment Roll)

In 1925, William's son, James, purchased the Wheatland Farm from his father. William subsequently transferred his membership in the Angus Association to James. The elder Hollinger retired and moved to Altadena, California, where he lived until his death in 1948.

JAMES B. HOLLINGER (1895-1982) - BETTER LIVESTOCK DAYS

James B. Hollinger was born April 17, 1895, at Wheatland Farm. He married Roxie Ziegler of Chapman on November 29, 1922. Roxie was born on March 5, 1895, in the Buckeye Community, northeast of Abilene, the daughter of Elmer Conrade and Rebecca Baller Zeigler. James and Roxie had 3 children, an infant son that died at birth, a son, Max and a daughter, Shirley.

James Hollinger spent his youth learning about and caring for cattle. He returned to Wheatland Farm after military service and became a committee member of the Baby Beef Club. This club was the forerunner to what would be known as Better Livestock Days. In 1922, the committee decided to distribute postcards to locals with "The Rules of The Chapman Baby Beef Club." The following appeared on postcards that were distributed:

Rules of the Baby Beef Club: (I). Any boy or girl between the ages of 10 and 20 (inclusive) may join. (II). Your choice of Shorthorn, Hereford, or Angus calf of high grade will be furnished by the committee at market price. (III). Club Members may feed in any manner and any feeds available. (IV). The calf must be fed and cared for by the owner. (V). Operation to begin October 24, 1922, and to end sometime in May 1923. (VI). The calves will be exhibited and judged at Chapman by a competent Manhattan judge and substantial prizes awarded. (VII). The calves will be marketed by the committee to the best advantage, and each member will receive the proceeds from his or her own calf. Application blanks will be furnished by any member of the committee. Committee: A. Schuler, James Hollinger, H.A. Knight, Byron Taylor and A.E. Engle.

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Better Livestock Days was an endeavor that grew out of the Baby Beef Club. James B. Hollinger suggested to his neighbors that they do something to encourage livestock improvement. Within a radius of about three miles from Wheatland Farm there were about a dozen Aberdeen-Angus breeders.

The first Better Livestock Day was held at Wheatland Farm on April 20, 1926. The date was originally set as April 7, 1926 but a heavy snow delayed the event until later in the month. Over 300 hundred people, about two hundred boys and girls and a large number of farmers and businessmen, were the guests of the Aberdeen Angus breeders of the two counties (Geary and Dickinson). There were various speakers on topics from Animal Husbandry to Beef Type and Aberdeen-Angus Type. Over 150 entered in the cattle judging contest. Six classes of Aberdeen Angus were judged. A silver trophy was offered to the high school team representing a boys or girls club or high school. The trophy was awarded to the Wakefield high school team composed of Arnold Chapman, Alfred Thurlow, and William Auld. (*Aberdeen-Angus Journal*, May 24, 1926, pp. 3, 14).

By 1926 Hollinger had 230 head of cattle. The Hollinger herd was one of the first registered Angus herd in Kansas. County Agent, Paul B. Gwin, referred to it as "the second ranked Angus herd in the United States" when he came to Geary County in 1925. (Gwin, 1996) Better Livestock Day was held at the Wheatland Farm in 1926, 1930, 1933, 1936, 1945, 1953, 1958, 1959 and 1965. The event was hosted at other locations during the in-between years.

James Hollinger exhibited Grand Champion Angus steers at the National Western Stock Show in Denver in 1929 and also won the carcass contest. It was shown by Kansas State College and sold for 52 cents a pound. All Irenemere won First Place in 16 shows the season of 1929-1930 and was champion Angus at the 1930 Fort Worth show. All Irenemere was sold for 34 cents a pound. James' prize winning Angus cattle were exhibited at many major state fairs.

On April 17, 1930 the fifth Better Livestock Days, also known as Angus Day, was held at Wheatland Farm. The headlines from the *Aberdeen-Angus Journal* read, "Jimmie Hollinger Throws a Big Party". Livestock men from as far as Omaha, Nebraska attended. The dinner that day was built around a big hunk of barbecued Aberdeen-Angus beef from one of the choice Hollinger steers. This was followed by William Ljungdahl, President of the Kansas Aberdeen-Angus Breeders' Association, who gave a report from the field. Another report was given by A.L. Ward, of the Cottonseed Products Company of Dallas, Texas, who discussed new developments in Cottonseed Products. Other speakers attended from the Kansas Agricultural College, Kansas City Stock Yards Company, and the Livestock Marketing Committee in Ottawa, Kansas, who discussed the Federal Farm Board's Plans for Livestock Marketing. It was estimated that 1,200 to 1,300 visitors attended that day. (*Aberdeen-Angus Journal*, May 5, 1930)

Irenemere Again, who was bred, fed and shown by James, won the Grand Champion Steer at the Ogden, Kansas fair in 1930. Max Hollinger, James' son, appeared on front cover of the *Aberdeen-Angus Journal* on March 10, 1930, with and the heifer, Edwina, the Junior and Grand Champion female at the 1930 Denver National Fat Stock

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Show. (Aberdeen-Angus Journal, March 10, 1930)

James Hollinger had 75 purebred cows and three bulls by 1931. He showed at twelve state and national shows and won 106 first prizes and 41 grand prizes. This was one of the most sensational records made by any herd of cattle of any breed. Few breeders equaled this record and it is a certainty that none ever approached it with cattle of their own breeding. (Daily Drovers Telegram, January 1, 1932) James Hollinger's Angus cattle were exhibited at the 1933 Chicago World's Fair. That year he also hosted Better Livestock Days again at Wheatland Farm. Livestock Days was financed by the Aberden-Angus Breeder's Association of Dickinson and Geary Counties, donations from Junction City, Abilene, and Chapman Chamber of Commerce and individual donations. (Junction City Republic, April 26, 1934)

By 1934, Hollinger's Angus herd had grown to 280 head. He specialized in show herds and had won 100 first prizes between 1930 and 1933. The show ring records indicate that the Hollinger herd was one of the most outstanding herds of Angus Cattle in America during that time period. (Gwin, 1996) In several of the 1934 shows, the Hollinger herd emerged with blue ribbons and cash premiums. Hollinger won competitions in New York, Indiana, California, Mississippi, Louisiana, Missouri, Texas, Iowa, Illinois, Ohio, Utah, Kansas, Nebraska and Oklahoma. Four State Universities used cattle from the Hollinger herds and Hollinger sold stock in New York, Indiana, Louisiana, Missouri, Illinois, Colorado, Utah, Wyoming, Kansas, Nebraska and Oklahoma, Texas. (Chapman Advertiser, May 1934)

Wheatland Farm hosted the Better Livestock Days again on April 17, 1936. More than 3000 people were in attendance, including Kansas Governor Alf Landon. It has become a real institution and attracts a wide interest. Within a 15-mile radius of Junction City, Kansas, there are 10,000 head of Angus cattle and some of the best know herds of this breed in the country. (Chapman Advertiser, April 17, 1936)

Hollinger's Angus cattle were also exhibited at the San Francisco World's Fair in 1939. That year, Wheatland Farm held its first public sale after 35 years of breeding and 10 years of showing. In 1940, Hollinger had the highest priced female at auction of any beef breeds in America, a Chimera. On May 5, 1945 the Mid-Continent Aberdeen-Angus Spring Sale held in Junction City. Because of Better Livestock Days, the Geary-Dickinson County area had become one of the best-known centers of good Angus cattle in the United States. James was one of the consigners at this sale as well as the manager. This sale was not intended to succeed Better Livestock Days, which were called off for the duration of the war since 1943, but to give a better outlet for some of the breeders' choice cattle and to keep this community on the map as an Angus center. (Junction City Republic, April 26, 1945).

In the early 1950s, James built the stone barn with its arched roof at Wheatland Farm to house his bulls. Wheatland Farm had the top selling bull and top selling female in the 33rd Annual Angus sale in 1957, held in conjunction with

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the National Western Angus Show at Denver. A few years after this, James gave up his extensive showing of Angus and turned his talents to judging. He was recognized among breeders as an outstanding judge of Angus cattle and encouraged the placement of the Angus breed in many of the major U.S. shows. He served two years as director of the National Angus Association. He also served as vice president for the Angus Breeders' Association. Although James was never able to win the elusive International Grand Championships, his bulls did sire two winning "gets-of-sire" (offspring) at Chicago and two Grand Champion females for other breeders. Perhaps his most famous bull was Irenemere 6th, son of Prizemere 9th, a bull that sired many outstanding show cattle. Later, the bull Revolution 41st, a full brother to the International Grand Champion Revolution 81st, was purchased and blended exceptionally well in the Wheatland Farm. (Gwin, 1996).

Better Livestock Days were held at Wheatland Farm again in 1958 and 1959 with 1,001 people competing in judging contests in 1959. In 1965 approximately 3,000 persons attended the 37th Annual Better Livestock Days at Wheatland Farm. Stan Anderson of the American Angus Association was a featured speaker and Don Good and Miles McKee from Kansas State University gave type demonstrations. This was the last time that Better Livestock Days would ever be held. (Junction City Union, April 16, 1965)

James was a nationally known Angus breeder and judged Angus shows nationwide. He continued to use the name Wheatland Farm that his father started in 1905. William had transferred the name "Wheatland Farm" from the original family farm when Joseph Hollinger died.

James was a 50-year member of Antiquity Lodge No. 2800, AF&AM at Chapman, Kansas, a 31st degree at Isis Shrine and Salina Consistory, both at Salina, Kansas, Abilene Elks Lodge in Abilene, life member of Kansas Angus Association, Kansas Farm Bureau and Lawrence Brunswick Post, No. 240 of American Legion and United Methodist Church, both at Chapman. He served in Florida in Army Aviation during World War I. James was honored as one of the "Distinguished Citizens" in Abilene, Kansas on July 4, 1976, for Contributions to a Better Community Life.

Don Good, a former head of the Department of Animal Science at Kansas State University said, "Through James Hollinger's effort and generosity we were able to develop a top herd of Angus cattle at the college. James loaned Irenemere 6th to Kansas State for use on their herd. Many of their cows go back to the Wheatland breeding." (Gwin, 1996)

When James was added to its list of honorary members in 1961, the Kansas Angus Association stated, "To few men has such an honor been accorded. To James, it must be with a great sense of pride and a high degree of satisfaction that he has been a significant influence in this current surge of Angus to the forefront of beef production in our country. No county in Kansas is without its herds of Angus cattle, and the popularity of the breed is expanding by the day." (Gwin, 1996)

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James was one of the first 50 cattlemen named to the Angus Heritage Foundation. The American Angus Association, St. Joseph, Mo., inducted the first 50 into the new foundation during the special ceremonies in November of 1983, at the Association's Centennial Angus Banquet in Louisville, Kentucky. This Foundation was established by the American Angus Association to honor the men and women, "who have worked tirelessly to make Angus cattle and the American Angus Association leaders in the beef cattle world." A committee of noted Angus breeders, agricultural journalists and industry leaders, appointed by the Associating Board of Directors, made the initial selection. The committee recommended induction based upon the fact that each individual left an indelible mark on the Angus business through various combinations of ability, dedication, integrity, sound judgment, foresightedness and force of personality. The name of James Hollinger, along with the other inductees, was engraved on a plaque, which is kept in the headquarters of the Association in St. Joseph. (*The Sunday Union*, December 18, 1983)

The Hollingers made many important contributions to the community. William's invention and patent of the Lister Grain Drill resulted in a farming machine that contributed to improved an planting system. He became a member of the Angus Association and his registered Angus herd was well known locally and nationally.

When William's son, James, purchased the farm from his father, he became the third generation owner of the farm and continued the family contributions to the community. He was influential in building the Angus breed's reputation for producing the best beef possible. He established his Wheatland Herd in Kansas in 1924 and bred and exhibited the grand champion Angus steer, Irenemere Las 3rd, at the National Western Stock Show in Denver 1929.

He was a committee member of the Baby Beef Club. This club was the forerunner to what would be known as Better Livestock Days. He encouraged the improvement of livestock. Boys, girls, farmers, and businessmen were the guests of the Aberdeen-Angus breeders of the Geary and Dickinson Counties and the first meeting was held at Wheatland Farm. Better Livestock Days grew to receive national attention and was held continuously for 58 years, except during the war in 1943 and 1944.

James and Roxie Hollinger moved to a home they built one mile south of Chapman after selling Wheatland Farm in 1969. James died on May 8, 1982 and Roxie died on March 15, 1996.

William and Peggy McLaughlin purchased the farm in 1969 and continued farming and raising cattle on until 1992.

John and Wilma Calovich bought the 160 acres, original to Wheatland Farm, in 1992. John and Wilma have three sons, Joel, Andrew and Stephen and a daughter, Vanessa. The fourth family to own this farm and they continue the tradition of farming and raising cattle.

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Verbal Boundary Description

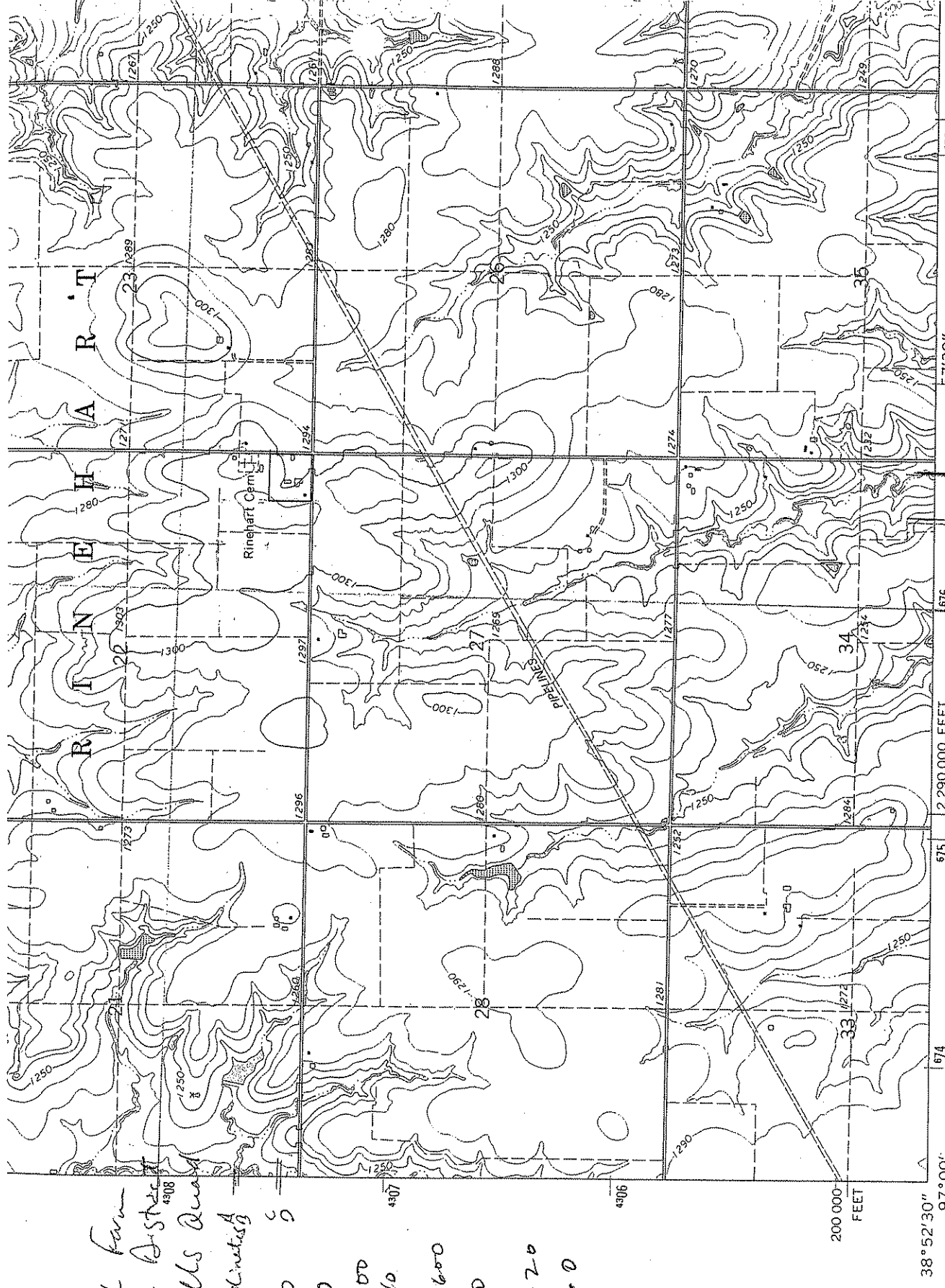
The nominated property is located on the SE4, SE4, SE4, S.22, T.13S, R. 4E in Rinehart Township, Dickinson County, Kansas. The property includes a ten-acre tract that contains the nucleus group of buildings historically associated with the district. The property stands in the most southeastern corner of the 160 acres associated with the farm. The ten-acre tract is bounded to the south and east by county roads and to the north and west by the larger part of the farm.

Boundary Justification

The property includes a ten-acre tract that contains the nucleus group of buildings historically associated with the district. The property stands in the most southeastern corner of the 160 acres associated with the farm.

Wheatland Farm
 Historic District
 Kansas Falls Quad
 UTM Coordinates

- 1A) 14 676 380
- 4307660
- 2B) 14 676 400
- 4307660
- 3C) 14 676 600
- 4307800
- 4D) 14 676 620
- 4307960



38° 52' 30" 97° 00"

200 000 FEET

674 675 676 678 R. 4 E.

57° 30"

A B C D

1" 18" 23 MILS

1" 18" 23 MILS

8"

142 MILS

1000 0 1000 2000

1 1/2 5

CONTOUR
 DOTTED LINES
 NATIONAL GEOD.

Mapped, edited, and published by the Geological Survey
 Control by USGS and USC/GS

Topography by photogrammetric methods from aerial
 photographs taken 1959. Field checked 1964

Polyconic projection. 1927 North American datum
 10,000-foot grid based on Kansas coordinate system, north zone
 1000-meter Universal Transverse Mercator grid ticks,
 zone 14, shown in blue

Fine red dashed lines indicate selected fence and field lines where